

089.0

0005

0007.A

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
681,200 / 681,200
681,200 / 681,200
681,200 / 681,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
4		MEAD RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: WANG GANG	
Owner 2: JIN LONG	
Owner 3:	

Street 1: 4 MEAD ROAD
Street 2:

Twn/City: ARLINGTON
StProv: MA Cntry: Own Occ: Y
Postal: 02474 Type:

PREVIOUS OWNER
Owner 1: WEINBERGER JAY W ETAL/TRS -
Owner 2: JAY W WEINBERGER 2013 REVOCABL -

Street 1: 4 MEAD ROAD
Twn/City: ARLINGTON
StProv: MA Cntry: Own Occ: Y

Postal: 02474 Type:

NARRATIVE DESCRIPTION
This parcel contains .235 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1957, having primarily Wood Shingle Exterior and 1344 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description % Item Code Description

Z R1	SINGLE FA	100	water		
o			Sewer		
n			Electri		

Census:	Exempt
Flood Haz:	

D	Topo
s	Street
t	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description LUC Fact
101	One Family
	10226
	Sq. Ft.
	Site
	0

DEPTHE / PRICE UNITS		UNIT TYPE	LAND TYPE	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family	10226	Sq. Ft.	Site	0	70.	0.64	5			Topo	-10					457,873					457,900		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	10226.000	223,300		457,900	681,200		56897
							GIS Ref
							GIS Ref
							Insp Date
							11/07/18

Total Card	0.235	223,300		457,900	681,200	Entered Lot Size
Total Parcel	0.235	223,300		457,900	681,200	Total Land:

Source:	Market Adj Cost	Total Value per SQ unit /Card:	506.85	/Parcel:	506.85	Land Unit Type:
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Total Card / Total Parcel
681,200 / 681,200
681,200 / 681,200
681,200 / 681,200



USER DEFINED

Prior Id # 1:	56897
Prior Id # 2:	
Prior Id # 3:	
Date:	Time:
12/30/21	05:17:11
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	223,300	0	10,226.	457,900	681,200		Year end	12/23/2021
2021	101	FV	215,900	0	10,226.	457,900	673,800		Year End Roll	12/10/2020
2020	101	FV	215,900	0	10,226.	457,900	673,800		Year End Roll	12/18/2019
2019	101	FV	186,600	0	10,226.	464,400	651,000		Year End Roll	1/3/2019
2018	101	FV	186,600	0	10,226.	346,700	533,300		Year End Roll	12/20/2017
2017	101	FV	186,600	0	10,226.	314,000	500,600		Year End Roll	1/3/2017
2016	101	FV	186,600	0	10,226.	300,900	487,500		Year End	1/4/2016
2015	101	FV	201,400	0	10,226.	255,100	456,500		Year End Roll	12/11/2014

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WEINBERGER JAY	63549-31		4/30/2014		491,000	No	No		Jay Weinberger d.o.d. 9/21/2013 Bk 63549 Pg 2
WEINBERGER JAY	62639-297		9/17/2013	Convenience		1	No	No	
	14080-537		9/1/1980		68,500	No	No	Y	

BUILDING PERMITS
4/11/2019 482 Solar Pa 25,441 C

ACTIVITY INFORMATION
Date Result By Name
11/7/2018 MEAS&NOTICE CC Chris C
3/30/2009 Measured 345 PATRIOT
4/14/2000 Inspected 263 PATRIOT
1/19/2000 Mailer Sent
1/19/2000 Measured 163 PATRIOT
9/30/1993 PM Peter M

Sign:	VERIFICATION OF VISIT NOT DATA
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EXTERIOR INFORMATION		BATH FEATURES		COMMENTS		SKETCH				
Type:	5 - Cape	Full Bath:	2	Rating:	Average					
Sty Ht:	1T - 1 & 3/4 Sty	A Bath:		Rating:		32				
(Liv) Units:	1	Total:	1	3/4 Bath:						
Foundation:	1 - Concrete	A 3QBth:		Rating:						
Frame:	1 - Wood	1/2 Bath:		Rating:						
Prime Wall:	1 - Wood Shingle	A HBth:		Rating:						
Sec Wall:	8 - Brick Veneer	OthrFix:		Rating:						
Roof Struct:	1 - Gable	OTHER FEATURES				RESIDENTIAL GRID				
Roof Cover:	1 - Asphalt Shgl	Kits:	1	Rating:	Good	1st Res Grid	Desc: Line 1	# Units	1	
Color:	YELLOW W/ RED BRIC	A Kits:		Rating:		Level	FY LR DR D K FR RR BR FB HB L O			
View / Desir:		Fpl:	1	Rating:	Average	Other				
GENERAL INFORMATION		WSFlue:		Rating:		Upper				
Grade: C - Average		CONDOS INFORMATION				Lvl 2				
Year Blt:	1957	Eff Yr Blt:		Location:		Lvl 1				
Alt LUC:		Alt %:		Total Units:		Lower				
Jurisdict:	G15	Fact:	.	Floor:		Totals	RMS: 6 BRs: 3 Baths: 2 HB:			
Const Mod:		% Own:		REMODELING				RES BREAKDOWN		
Lump Sum Adj:		Name:		Exterior:		No Unit	RMS	BRs	FL	
INTERIOR INFORMATION		DEPRECIATION				Interior:		1	6	3 M
						Additions:				

INTERIOR INFORMATION

Avg Ht/FL: STD		
Prim Int Wal	1	- Drywall
Sec Int Wall:		%
Partition:	T	- Typical
Prim Floors:	3	- Hardwood
Sec Floors:		%
Bsmnt Flr:	12	- Concrete
Subfloor:		
Bsmnt Gar:		
Electric:	3	- Typical
Insulation:	2	- Typical
Int vs Ext:	S	
Heat Fuel:	2	- Gas
Heat Type:	3	- Forced H/W
# Heat Sys:	1	
% Heated:	100	% AC:
Solar HW:	NO	Central Vac:
% Com Wal		% Sprinkled

MOBILE HOME

Make:

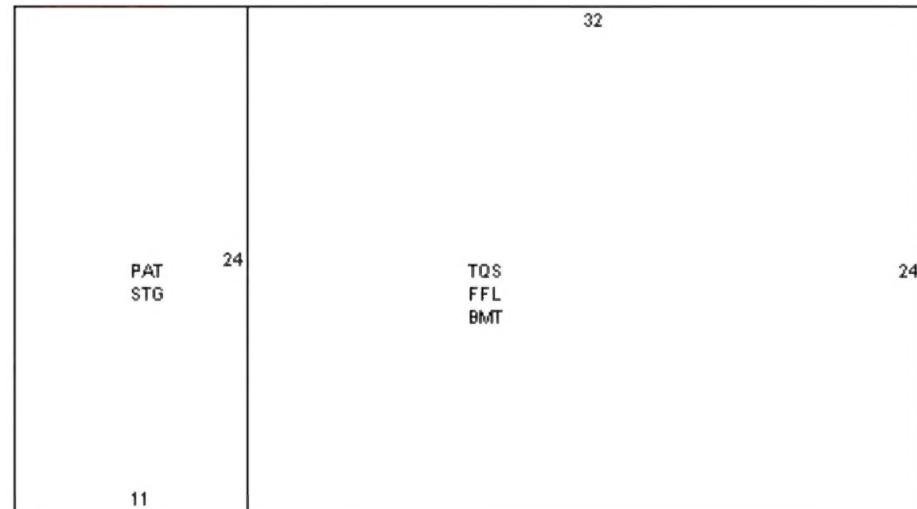
Model:

Serial #

PARCEL ID 089.0-0005-0007

SPEC FEATURES/YARD ITEMS

SKETCH



SUB AREA		SUB AREA DETAIL									
Code	Description	Area - SQ	Rate - AV	Undepr	Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	768	44.750		34,365						
FFL	First Floor	768	149.150		114,550						
TQS	3/4 Story	576	149.150		85,912						
PAT	Patio	264	3.690		973						
STG	Storage	264	6.790		1,792						
Net Sketched Area:		2,640	Total:		237,592						
Size Ad	1344	Gross Area	2832	FinArea	1344						

SUB AREA DETAIL

AssessPro Patriot Properties, Inc

